2,343 SF **Available SF Industrial For Lease Building Size** 29,830 SF



Address: **Cross Streets:**

11255 Woodruff Ave, Unit 2, Downey, CA 90241 Woodruff Ave/Firestone Blvd

POL 29,830 SF Building Approx. 4 Blocks West of 605 Fwy 1/2 Block South of Firestone Blvd Commercial Potential

No

	4
Lease Rate/Mo:	\$2,296
Lease Rate/SF:	\$0.98
Lease Type:	Gross
Available SF:	2,343 SF
Minimum SF:	2,343 SF
Prop Lot Size:	POL
Term:	3-5 Years
Sale Price:	NFS
Sale Price/SF:	NFS
Taxes:	
Yard:	No
Zoning:	M1-P

Listing Company: Penta Pacific Properties Tim Hickok <u>562-908-6018</u> Agents:

Listing #: 20956683

Notes:

Clear Height: 16' GL Doors/Dim: 1 / 12'x14' DH Doors/Dim: 0 A: 100 V: 240 O: 3 W: 4 **Construction Type:** Tiltwall Const Status/Year Blt: Existing / 1973

Sprinklered:

Whse HVAC: Yes / Ratio: **Parking Spaces: Rail Service:** Specific Use:

Warehouse/Distribution

Listing Date: 04/15/2019

Office SF / #: /2 Restrooms: 2 Office HVAC: Heat & AC Finished Ofc Mezz: 0 SF Include In Available: No **Unfinished Mezz:** 0 SF Include In Available: No Now Possession: Vacant: Yes To Show: Call broker Market/Submarket: MidCounties

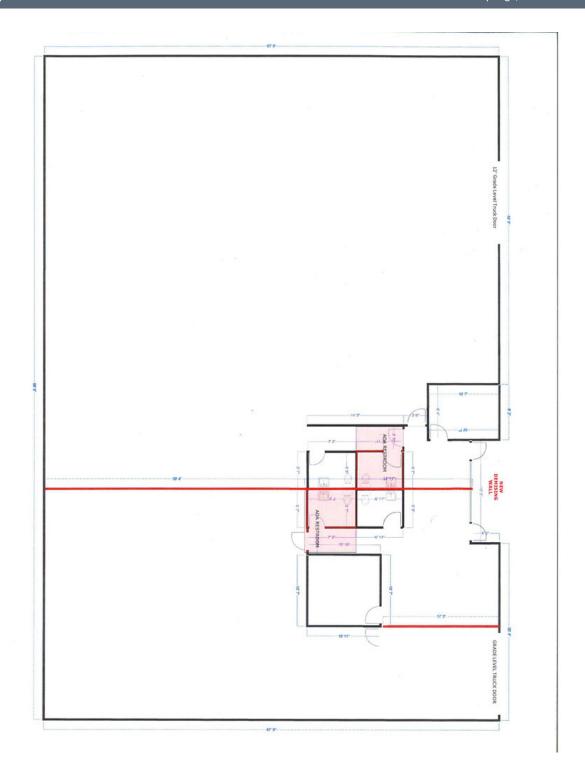
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FTCF: CB250N000S000/AOAA

APN#:







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